

1 A bill to be entitled
 2 An act relating to the regulation of public lodging
 3 establishments and public food service establishments;
 4 amending s. 509.032, F.S.; deleting the restriction
 5 preventing local laws, ordinances, or regulations from
 6 regulating the use of vacation rentals based solely on
 7 their classification, use, or occupancy; providing an
 8 effective date.

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 10 Be It Enacted by the Legislature of the State of Florida:

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 12 Section 1. Subsection (7) of section 509.032, Florida
 13 Statutes, is amended to read:

14 509.032 Duties.—

15 (7) PREEMPTION AUTHORITY.—

16 ~~(a)~~ The regulation of public lodging establishments and
 17 public food service establishments, including, but not limited
 18 to, sanitation standards, inspections, training and testing of
 19 personnel, and matters related to the nutritional content and
 20 marketing of foods offered in such establishments, is preempted
 21 to the state. This subsection ~~paragraph~~ does not preempt the
 22 authority of a local government or local enforcement district to
 23 conduct inspections of public lodging and public food service
 24 establishments for compliance with the Florida Building Code and
 25 the Florida Fire Prevention Code, pursuant to ss. 553.80 and
 26 633.206.

27 ~~(b) A local law, ordinance, or regulation may not restrict~~
28 ~~the use of vacation rentals, prohibit vacation rentals, or~~
29 ~~regulate vacation rentals based solely on their classification,~~
30 ~~use, or occupancy. This paragraph does not apply to any local~~
31 ~~law, ordinance, or regulation adopted on or before June 1, 2011.~~

32 ~~(c) Paragraph (b) does not apply to any local law,~~
33 ~~ordinance, or regulation exclusively relating to property~~
34 ~~valuation as a criterion for vacation rental if the local law,~~
35 ~~ordinance, or regulation is required to be approved by the state~~
36 ~~land planning agency pursuant to an area of critical state~~
37 ~~concern designation.~~

38 Section 2. This act shall take effect July 1, 2014.